



ANNUAL NOTICE OF ASSESSMENT



DeKalb County

Property Appraisal Department
120 West Trinity Place, Room 208
Decatur, GA 30030 PHONE (404) 371-0841

*****AUTO**SCH 5-DIGIT 30316
KINDELL SYLVIA H
786 SHADOWRIDGE DR SE
ATLANTA, GA 30316-3858

151872/7/390/1



Notice Date: 05/30/2014

**This is not a tax bill
Do not send payment**

Last Date to File Appeal:
07/14/2014

County property records are available online at:
dekalbcountyga.gov/propappr

OFFICIAL TAX MATTER - 2014 ASSESSMENT

The amount of your ad valorem tax bill for the year shown above will be based on the appraised (100%) and assessed (40%) values specified in this notice. You have the right to appeal these values to the County Board of Tax Assessors. All documents and records used to determine the current value are available on request. Additional information on the appeal process may be obtained at <https://etax.dor.ga.gov/PTD/adm/taxguide/appeals.aspx>

At the time of filing your appeal you must select one of the following options:

- (1) Appeal to the County Board of Equalization with appeal to the Superior Court. (value, uniformity, denial of exemption, taxability)
- (2) To arbitration without an appeal to the Superior Court (valuation is the only grounds that may be appealed to arbitration)
- (3) For a parcel of non-homestead property with a FMV in excess of \$1 million, to a hearing officer with appeal to the Superior Court.

If you wish to file an appeal, you must do so in writing no later than 45 days after the date of this notice. If you do not file an appeal by this date, your right to file an appeal will be lost. Appeal forms which may be used are available at

<http://web.co.dekalb.ga.us/PropertyAppraisal/appeal.html>

For further information on the proper method of filing an appeal, you may contact the DeKalb County Board of Tax Assessors which is located at 120 West Trinity Place, Room 208, Decatur, GA 30030 and which may be contacted by telephone at: (404) 371-0841.

Your staff contacts are M. DAVID LANE (404) 371-2549 and BRIAN JENNINGS (404) 371-2808

Account Number	Property ID Number	Acreage	Tax Dist	Covenant Year	Homestead		
4896112	15 176 02 089	.20	ATLANTA		YES - H1F		
Property Description	R3 - RESIDENTIAL LOT						
Property Address	786 SHADOWRIDGE DR SE						
Fair Market Value	Returned Value	Previous Year Value	Current Year Value	Other Value			
100% Fair Market Value		86,000	107,400				
40% Assessed Value		34,400	42,960				
REASONS FOR NOTICE							
Annual Assessment Notice required by GA Law (OCGA-48-5-306) Based on the following: Review, Property Return or Audit							
The estimate of your ad valorem tax bill for the current year is based on the previous year's millage rate and the fair market value contained in this notice. The actual tax bill you receive may be more or less than this estimate. This estimate may not include all eligible exemptions.							
Taxing Authority	Taxable Assessment	X 2013 Millage	= Gross Tax Amount	- Frozen Exemption	- CONST-HMST Exemption	- Host Credit	= Net Tax Due
COUNTY OPNS	42,960	.010710	460.10	.00	107.10	232.99	120.01
HOSPITALS	42,960	.000800	34.37	.00	8.00	17.40	8.97
STATE TAXES	42,960	.000150	6.44	.00	.30	.00	6.14
Estimate for County		.011660	500.91	.00	115.40	250.39	135.12
ATL OPNS	42,960	.010050	431.75	.00	301.50	.00	130.25
ATL BONDS	42,960	.001200	51.55	.00	.00	.00	51.55
ATL PARKS	42,960	.000500	21.48	.00	15.00	.00	6.48
ATL LIBRARY	42,960	.001163	49.96	.00	34.89	.00	15.07
SCHOOL OPNS	42,960	.021640	929.65	.00	649.20	.00	280.45
SCHOOL BONDS	42,960	.000100	4.30	.00	.00	.00	4.30
ATL SANI			442.19				442.19
Estimate for City		.034653	1,930.88	.00	1,000.59	.00	930.29
Total Estimate		.046313	2,431.79	.00	1,115.99	250.39	1,065.41